

Public Buildings Commission Agenda

PLACE: Memorial Town Hall
One Main Street, North Smithfield, RI 02896
DATE: Tuesday, July 28, 2015
TIME: 7 PM
LOCATION: Conference Room

Sec. 2-194 Public Building Improvement Commission Ordinance aka " PBICO"

Voting Members:

Roseanne Nadeau – Town Council
Christine Bonas – School Committee and School Task Force
Art Bassett – Resident
Joe Cardello – Resident
Douglas Allam – Resident
David Punchak – Resident
John Flaherty - Resident

Ex-officio Members:

Stephen Lindberg – School Superintendent
Steve Reynolds – Chief of Police
Kris Fanning – Clerk

AGENDA :

i. Roll Call

In Attendance: Christine Bonas, Joe Cardello, Doug Allam, David Punchak

Absent: John Flaherty, Art Bassett

Roseanne Nadeau arrived at 7:02pm

Other in attendance: Mike Clifford and Jason Parmalee

ii. Old Business

1. Approval of minutes

A. July 7, 2015

Minutes were not distributed for the boards review, tabled for our next meeting

2. Status Road improvements

- A. Discussion/vote or other action to forward Invitation for Proposals for Professional Services for review and acceptance to solicit proposals for work to be completed with the Road Improvement Bond.

Chairman Cardello distributed the final draft of the RFP that will go to the town council. Mr. Punchak noted a few grammatical errors. Motion was made to send to the Town Council by Mr. Punchak, seconded by Ms. Nadeau. Chairman Cardello handed out the letter of recommendation to the Town Council.

ii. New Business

1. Discussion vote or other action to have the same organization (chair and vice) for PBIC and SBC

Motion was made to table this discussion by Ms. Nadeau, seconded by Ms. Bonas, all in favor.

Discussion: Mr. Punchak asked if these boards were the same and Ms. Nadeau replied that they were not.

2. Reorganization of the PBIC board members

3. Town Buildings / SC response to allow Town to renovate Kendall Dean per the approved plan.

Ms. Nadeau stated that we would get a better deal from Studio Meja if we gave them both the town buildings and school buildings. There was discussion around the importance of have two separate contracts so one job does not affect the other. Mr. Allum asked for a resume or qualifications on Studio Meja. These should be on file with the town as Studio Meja did work in 2013 for the town. Ms. Nadeau will bring before the Town Council the matter of two separate contracts. Chairman Cardello would also like from Studio Meja a concept on sequencing and scheduling. This is very important as we are looking for minimal disruption.

Ms. Nadeau made a motion to request Studio Meja as architect for town buildings, seconded by Mr. Punchak. Discussion: Mr. Punchak stated his reservation of not knowing other options if they exist. Mr. Army does quality work, but his past work with the town should be taken into consideration. Having both contracts will add a lot of pressure on him to deliver on the towns and schools by April. A letter of interest should be submitted by Studio Meja stating his current, future workloads and qualifications.

Ms. Nadeau retracted her motion, Mr. Punchak retracted his second, all in favor.

4. Open Forum

Ms. Nadeau invited Mr. Clifford to talk about his meeting with RIDE. Mr. Clifford stated he was not comfortable speaking about that at this time. He did say he left the meeting feeling that he can't envision anything happening with the schools by April. This goes back to not being compliant with Phase II.

Our next meeting will be on August 11, 2015.

iv. Adjourn

Mr. Allam made a motion to adjourn, seconded by Mr. Bonas and Mr. Punchak at 7:45pm.